

131.0

0003

0010.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

Total Card / Total Parcel

1,750,600 / 1,750,600

USE VALUE: 1,750,600 / 1,750,600

ASSESSED: 1,750,600 / 1,750,600


**Patriot**  
Properties Inc.
**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
96		JASON ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: HOFNER MARC & BRANDEE	
Owner 2:	
Owner 3:	
Street 1: 96 JASON ST	
Street 2:	

Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02476	Type:	

PREVIOUS OWNER	
Owner 1: SMYKE PAUL E -	
Owner 2: -	
Street 1: 96 JASON ST	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02476	

NARRATIVE DESCRIPTION
This parcel contains .333 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1896, having primarily Clapboard Exterior and 4143 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 2 HalfBaths, 14 Rooms, and 6 Bdrms.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS							
Item	Code	Description	%	Item	Code	Description	
Z	R1	SINGLE FA	100	water			
o				Sewer			
n				Electri			
Census:				Exempt			
Flood Haz:							
D				Topo	2	Above Stree	
s				Street			
t				Gas:			

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		14490	Sq. Ft.	Site			0	90.	0.59	10									769,236						769,200	

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	14490.000	967,000	14,400	769,200	1,750,600		84562
							GIS Ref
							GIS Ref
							Insp Date
							11/10/18

PREVIOUS ASSESSMENT								Parcel ID	131.0-0003-0010.0	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	967,000	14400	14,490.	769,200	1,750,600		Year end	12/23/2021
2021	101	FV	940,200	14400	14,490.	769,200	1,723,800		Year End Roll	12/10/2020
2020	101	FV	940,200	14400	14,490.	769,200	1,723,800		Year End Roll	12/18/2019
2019	101	FV	692,500	14400	14,490.	812,000	1,518,900	1,518,900	Year End Roll	1/3/2019
2018	101	FV	692,500	14400	14,490.	598,300	1,305,200	1,305,200	Year End Roll	12/20/2017
2017	101	FV	692,500	14400	14,490.	572,600	1,279,500	1,279,500	Year End Roll	1/3/2017
2016	101	FV	692,500	14400	14,490.	529,900	1,236,800	1,236,800	Year End	1/4/2016
2015	101	FV	645,800	14400	14,490.	444,400	1,104,600	1,104,600	Year End Roll	12/11/2014

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes	PAT ACCT.
SMYKE PAUL E,	65373-515		5/15/2015		1,425,000	No	No			10266
SMYKE PAUL E,	64543-541		11/21/2014	Estate/Div	99	No	No			PRINT
SCHAEFER DIANNE	40718-235		9/2/2003		1,110,111	No	No			Date
SCHAEFER RAYMON	27614-129		8/27/1997	Family	1	No	No	A		Time

BUILDING PERMITS												ACTIVITY INFORMATION											
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name											
6/30/2021	900	Inter Fi	50,000	O					7/22/2019	Permit Visit	DGM	D Mann											
6/14/2021	764	Wood Dec	2,800	C					11/10/2018	MEAS&NOTICE	HS	Hanne S											
5/10/2018	598	Inter Fi	149,300						3/23/2009	Inspected	189	PATRIOT											
6/15/2017	691	Re-Roof	26,850	C					2/12/2009	Entry Denied	336	PATRIOT											
4/6/2010	260	Re-Roof	13,850						6/24/2004	Info By Phon	BR	B Rossignol											
7/24/2007	614	Re-Roof	12,600	C					3/18/2004	MLS	HC	Helen Chinal											
									5/1/2000	Inspected	276	PATRIOT											
									11/8/1999	Measured	243	PATRIOT											
									8/18/1992		JK												
										Sign:	VERIFICATION OF VISIT NOT DATA												

